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SECOND AMENDMENT  
OF  
DECLARATION  
OF  
CONDOMINIUM OWNERSHIP  
AND OF  
EASEMENTS, RESTRICTIONS,  
COVENANTS AND BY-LAWS  
OF  
151 NORTH KENILWORTH  
CONDOMINIUM ASSOCIATION

A Not-For-Profit Corporation



This Instrument Was Prepared By

John L. McCormack

151 North Kenilworth Avenue

Oak Park, Illinois 60301

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LEGAL DESCRIPTION OF THE PARCEL FOR THE 151 NORTH KENILWORTH CONDOMINIUM ASSOCIATION, A Not-for-Profit Corporation:

Lot 6 in the Manor Subdivision, being a Resubdivision of Vint's Subdivision of Lots 2 and 3 of Kettlestring's Subdivision of land in the South East corner of the North West 1/4 of Section 7, Township 39 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

STREET ADDRESS OF THE 151 NORTH KENILWORTH CONDOMINIUM ASSOCIATION AND COMMON DESCRIPTION OF THE PARCEL OF SUCH ASSOCIATION:

151 North Kenilworth Avenue  
Oak Park, Illinois 60301

ORIGINAL CONDOMINIUM DOCUMENTS RECORDED AS DOCUMENT NUMBER 22733914 IN THE OFFICE OF THE RECORDER OF DEEDS FOR COOK COUNTY, ILLINOIS, ON MAY 31, 1974.

THE PERMANENT TAX INDEX NUMBERS OF THE UNITS IN THE 151 NORTH KENILWORTH CONDOMINIUM ASSOCIATION ARE AS FOLLOWS:

<u>Unit</u>		<u>Unit</u>	
1-A	16-07-121-039-1001	4-A	16-07-121-039-1031
1-B	-1002	4-B	-1032
1-C	-1003	4-C	-1033
1-D	-1004	4-D	-1034
1-E	-1005	4-E	-1035
1-F	-1006	4-F	-1036
1-G	-1007	4-G	-1037
1-H	-1008	4-H	-1038
1-I	-1009	4-I	-1039
1-J	-1010	4-J	-1040
2-A	-1011	5-A	-1041
2-B	-1012	5-B	-1042
2-C	-1013	5-C	-1043
2-D	-1014	5-D	-1044
2-E	-1015	5-E	-1045
2-F	-1016	5-F	-1046
2-G	-1017	5-G	-1047
2-H	-1018	5-H	-1048
2-I	-1019	5-I	-1049
2-J	-1020	5-J	-1050
3-A	-1021	6-A	-1051
3-B	-1022	6-B	-1052
3-C	-1023	6-C	-1053
3-D	-1024	6-D	-1054
3-E	-1025	6-E	-1055
3-F	-1026	6-F	-1056
3-G	-1027	6-G	-1057
3-H	-1028	6-H	-1058
3-I	-1029	6-I	-1059
3-J	-1030	6-J	-1060

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The Undersigned Officers, Members of the Board of Directors and Unit Owners hereby amend the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws of 151 North Kenilworth Condominium Association, a Not-for-Profit Corporation (recorded as Document No. 22733914 on May 31, 1974, in the Office of the Cook County Recorder of Deeds) pursuant to the power contained in Article XII, paragraph 12.7 on page 26 of such Declaration.

FIRST: We correct the First Amendment of Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws of 151 North Kenilworth Condominium Association (recorded as Document No. 87502287 on September 14, 1987, in the Office of Cook County Recorder of Deeds) on page 3, the first line, by changing "Article VII" to read "Article VIII."

SECOND: We add the following new paragraph 8.12 to Article VIII on page 22 of such Declaration.

"8.12 Consent of Board to Lease. In order to preserve high standards of maintenance and care and the other benefits from a low turnover of residents, no unit may be rented without the prior consent of the Board. To meet special situations and to avoid undue hardship or practical difficulties, a simple majority of Board Members may grant permission to a Unit Owner to lease such Unit Owner's unit to a specified lessee for a period of not less than four (4) consecutive months nor more than twelve (12) consecutive months. No lease may be renewed without the prior consent of a simple majority of the Board. No renewal shall be for less than four (4) nor more than twelve (12) consecutive months. The Board shall be obliged to answer any written request by a Unit Owner for permission to lease such Unit Owner's unit, accompanied by such information concerning the proposed lessee and the terms of the proposed lease as the Board uniformly requires, within thirty (30) days after such request is received by the Board. Failure of the

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Board to respond to such request within thirty (30) days shall constitute a consent by the Board to the proposed lease. This paragraph 8.12 shall apply to all Unit Owners, Units and Unit Ownership regardless of when acquired. No lease of a unit may be assigned or subleased without the prior consent of a simple majority of the Board. The Board may impose a reasonable charge on a Unit Owner given permission to lease such Unit Owner's unit. This charge shall not exceed ten percent (10%) of the monthly rental paid by the tenant. This paragraph 8.12 shall become effective two (2) years after recordation."

IN WITNESS WHEREOF, the UNDERSIGNED have signed this Amendment on the dates indicated. Except as stated in the SECOND provision, supra, this Amendment shall become effective upon recordation.

OWNERS:

Unit 1-A  
2.0846

*Mrs. Bernice Lyons Platt*  
Mrs. Bernice Lyons Platt  
*Donald R. Platt M.D.*  
Donald R. Platt M.D.  
Date 10/17/88

Unit 1-B  
1.5042

Date

Unit 1-C  
1.6203

*Virginia Hall*  
Virginia Hall  
Date 10/14/88

Unit 1-D  
1.5187

Date

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1.5381	Unit 2-D	<i>John L. McCormack</i>	Date Oct. 15, 1988
1.6397	Unit 2-C	<i>Thomas B. Conroy</i>	Date 10-15-88
1.5236	Unit 2-B		
2.1088	Unit 2-A	<i>Norma W. Conroy</i>	Date Oct 15, 1988
1.5719	Unit 1-J		
1.2963	Unit 1-I	<i>Fredda Gormley</i>	Date 10-15-88
2.0363	Unit 1-H	<i>Lottie A. White</i>	Date 10-14-88
1.5429	Unit 1-G	<i>Steven J. Durack</i>	Date 10-15-88
1.5187	Unit 1-F	<i>Maria P. Mollinedo</i>	Date 10-14-88
1.5429	Unit 1-E	<i>James W. Williams</i>	

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Helen T. Yast	Unit 2-E	1.5623
Date 10-10-88		
Alex Maximias	Unit 2-F	1.5381
Alex Maximias		
Phoebe Crane		
Date 10-13-88		
Bernice D. Ellis	Unit 2-G	1.5623
Bernice D. Ellis		
Robert E. Leavitt	Unit 2-H	2.0605
Robert E. Leavitt		
Date 10/13/88		
Dean L. Edwards	Unit 2-I	1.3591
Dean L. Edwards		
Date 10/13/88		
John Thomas	Unit 3-A	2.1330
John Thomas		
Date Oct. 16, 88		
Vera R. Hurt	Unit 3-B	1.5429
Vera R. Hurt		
Date Oct. 16, 88		
Helen C. Bird	Unit 3-C	1.6590
Helen C. Bird		
Date Oct. 16, 1988		
Helen N. O'Donnell	Unit 3-D	1.5574
Helen N. O'Donnell		
Date 10/12/88		

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Mary T DeLeo	1.5816	Unit 3-E
Mary T. DeLeo		
Date 10/18/88		
<i>Mary T DeLeo</i>		
Julia Loebel	1.5574	Unit 3-F
<i>Julia Loebel</i>		
Date 10/10/88		
Mary P. Carrahan	1.5816	Unit 3-G
Mary P. Carrahan		
Date 10/10/88		
Jean L. Edwards	2.0846	Unit 3-H
Jean L. Edwards		
Date 10/10/88		
Virginia V. Salisbury	1.3785	Unit 3-I
Virginia V. Salisbury		
Date 10/14/88		
Bernard Borst Jr.	1.6106	Unit 3-J
Bernard Borst Jr.		
Date 10/12/88		
Mary Elizabeth Kent	2.1572	Unit 4-A
Mary Elizabeth Kent		
Date 10/15/88		
Mary & Tracy	1.5623	Unit 4-B
Mary & Tracy		
Date 10/15/88		
Mary & Tracy	1.6784	Unit 4-C
Mary & Tracy		
Date 10/15/88		
Mary & Tracy	1.5768	Unit 4-D
Mary & Tracy		
Date		

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		Unit 4-E	1.6010
		Unit 4-F	1.5768
		Unit 4-G	1.6010
Walter G. Clifford	10/17/88	Unit 4-H	2.2088
Jayne S. Izersark	10/14/88	Unit 4-I	1.3978
Edna Zapler	Oct. 14, 1988	Unit 4-J	1.6300
		Unit 5-A	2.1814
Virginia A. Skiles		Unit 5-B	1.5816
Jacqueline B. Taylor	10/13/88	Unit 5-C	1.6977
Frances G. Wolf	10-12-88	Unit 5-D	1.5961
Kathleen B. Hester	11/13/88		

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Unit 5-1	1.4172	Jean Mather Date 10/11/88
Unit 5-E	1.6203	Blanche Alexander Date 10/12/88
Unit 5-F	1.5961	Sam K. Levin Date 10/11/88
Unit 5-G	1.6203	Romana K. Larson Date 10/11/88
Unit 5-H	2.1330	Robert Touhey Date 10-11-88
Unit 5-J	1.6493	Sandra M. Stehno Date 11 Oct 88
Unit 6-A	2.2056	Alben R. Anderson Date Oct 11, 1988
Unit 6-B	1.6058	Maria V. Cabrera Date 10/11/88
Unit 6-C	2.1573	Jean E. Guy Date 10-20-88
Unit 6-D	1.6203	Lucille M. Beaujeu Date 10/12/88
Unit 6-F	1.6203	Lucille M. Beaujeu Date 10/12/88

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Unit 6-G	2.1283	Mrs. Pauline Reinke	10/12/88
Unit 6-II	2.1572	Beatrice Strom	10/12/88
Unit 6-I	1.0410		
Unit 6-J	1.6735	Florence M. Jackson	10/12/88

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My Commission Expires Nov. 18, 1989

My commission expires:

STEVEN J. DU RACK, Notary Public

*Steven J. Du Rack*

Given under my hand and notarial seal this 1st day of May, 1989.

act for the uses and purposes therein set forth.

acknowledged that they signed such instrument as their free and voluntary

appeared before me on the dates indicated by their signatures in person and

the same persons whose names are signed to the foregoing instrument,

Kenilworth Condominium Association, who are personally known to me to be

AND FLORENCE M. JACKSON, Unit owners and members of the 151 North

JEAN E. GUY, LUCILLE M. BEAULIEU, MRS. PAULINE REINKE, BEATRICE STROM,

TOUHEY, SANDRA M. STEHNO, ALBEN B. ANDERSON, MARIA V. CABRERA ADLER,

MATHER, BLANCHE ALEXANDER, SAM K. LEVIN, ROMANA K. LARSON, ROBERT

SKILES, JACQUELINE B. TAYLOR, FRANCES G. WOLF, KATHLEEN B. HESTER, JEAN

LACEY, WALTER G. CLIFFORD, JUYNE S. IZENSTARK, EDNA ZAPLER, VIRGINIA A.

SALISBURY, BERNARD BORST, JR., MARY ELIZABETH KENT, MARY L.

LOEBEL, MARY P. GYPRAHAN, JEAN L. EDWARDS, D.M. EDWARDS, VIRGINIA V.

JOSEPH F. HURT, HELEN C. BIRD, HELEN N. O'DONNELL, MARY T. DE LEO, JULIA

EDWARDS, KATHLEEN FORBIS, EILEEN MALLEE, JOHN GOUVAS, VERA R. HURT,

CRANE, BERNICE D. ELLIS, ROBERT E. LEAVITT, JEAN L. EDWARDS, D.M.

CONROY, JOHN L. MC CORMACK, HELEN T. YAST, ALEX MAXIMAC, PHOEBE

WENDTLAND, LOTTIE A. WHITE, FREDDA GORMLEY, NORMA W. JONES, THOMAS B.

VIRGINIA HALL, JAMES W. WILLIAMS, MARIA P. MOLLINEDO, LORETTA

hereby certify that MRS. BERNICE LYONS PLATT, DONALD R. PLATT, M.D.,

I, STEVEN J. DU RACK, a Notary Public, in and for Cook County, Illinois, do

STATE OF ILLINOIS )  
 ) SS.  
 ) COUNTY OF COOK )

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JAMES J. FAUGHT, Notary Public  
My commission expires: 5/1/89

I, JAMES J. FAUGHT, a Notary Public, in and for Cook County, Illinois, do hereby certify that STEVEN J. DU RACK, a Unit Owner and Member of the 151 North Kenilworth Condominium Association, who is personally known to me to be the same person whose name is signed to the foregoing instrument, appeared before me on May 2, 1989 in person and acknowledged that he signed such instrument as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and notarial seal this 2nd day of May, 1989.

STATE OF ILLINOIS )  
) SS.  
) COUNTY OF COOK )

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Officers and Directors

President  
James S. DuRack

Secretary  
Helen C. Bird

Treasurer  
John L. Mc Cormack

Director  
John L. Mc Cormack

Director  
J. Gouvas

Director  
Mary Gouvas

Director  
Mary Gouvas

Director  
Robert H. Jouhey

Director  
Mary L. Lacey

Director  
Sam K. Levin

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*James J. Faught*  
JAMES J. FAUGHT, Notary Public  
My commission expires: 9/10/89

Given under my hand and notarial seal this 7th day of May, 1989.

Officers, Directors and Board Members of the ISI North Kenilworth  
Condominium Association, who are personally known to me to be the same  
persons whose names are signed to the foregoing instrument, appeared  
before me this day in person and acknowledged that they signed such  
instrument as their free and voluntary act for the uses and purposes therein  
set forth.

T. East, Helen C. Bird, John L.  
McDonnell, John Covvas, Mary  
Garrigan, Robert H. Touhey,  
Mary E. Lacey and  
Sam K. Levin

I, JAMES J. FAUGHT, a Notary Public, in and for Cook County, Illinois, do  
hereby certify that STEVEN J. DURACK, HELEN

STATE OF ILLINOIS )  
                          ) SS.  
COUNTY OF COOK )

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2500  
9/11/89

My commission expires: 9/11/89

JAMES J. FAUGHT, Notary Public

*James J. Faught*

Subscribed and sworn to before me, a Notary Public in and for Cook County, State of Illinois, this 2nd day of May, 1989.

Association, Affiant

STEVEN J. DU RACK, President, 151 North Kenilworth Condominium Association, Inc.

*Steven J. Du Rack*

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4. That promptly after such title search was completed a copy of the foregoing Second Amendment of Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws of 151 North Kenilworth Condominium Association was mailed by U.S. Certified Mail to each such mortgagee revealed by such title search on April 28, 1989.

3. That such title search revealed the names of mortgagees having bona fide liens of record against some of the units in such association.

2. That he caused a title search to be made for all units of such association in the Cook County Recorder's Office.

1. That he is the President of the Board of Managers and Directors of the 151 North Kenilworth Condominium Association.

The President of the Board of Managers and Directors of the 151 North Kenilworth Condominium Association, STEVEN J. DU RACK, being first duly sworn, deposes and says:

AEIDAVII

STATE OF ILLINOIS )  
) SS.  
) COUNTY OF COOK )

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